

New Harmony Base Map

HWY 144





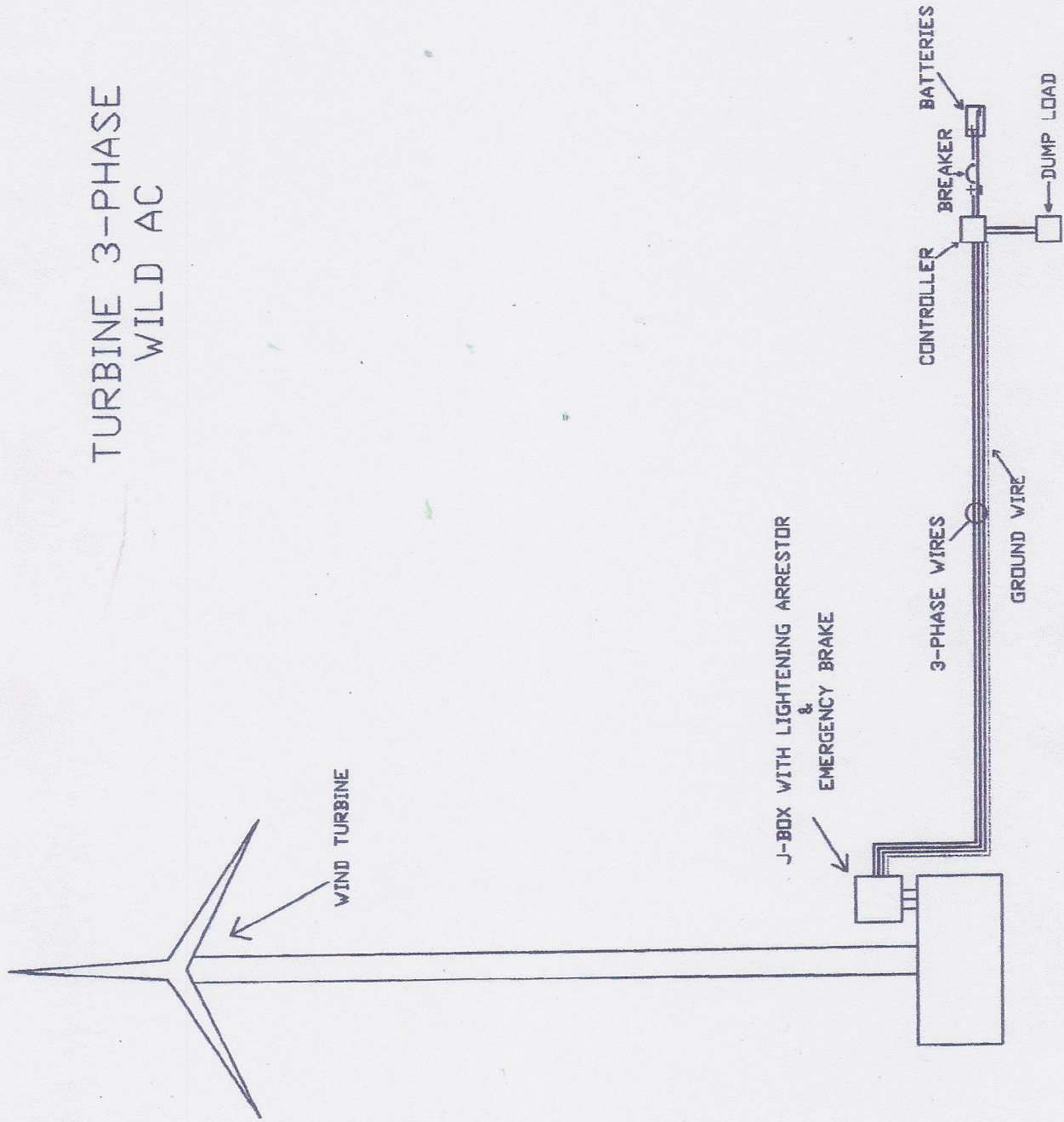
*AWP Wind Turbine
On a 64ft. Tilt Up Tower*

*For: Mark Zobrist
Submitted by: Solar Unlimited Energy & Homes, Inc*

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TURBINE 3-PHASE
WILD AC



**Washington County Planning Commission Meeting
August 12, 2008**

Item #5. CONDITIONAL USE PERMIT. Request permit for an extension to the height limitations for a 64' Wind Turbine within the A-20 zone for Ag purposes near New Harmony. Gerald Whipple/Solar Unlimited Energy & Homes, Inc., agent

The planner explained that this particular AWP Wind Turbine sits on a sixty-four (64) foot tilt up tower and is guyed at eight (8) locations on the tower and anchored at two (2) points. The wind energy and solar would encompass twenty-two (22) acres located near the community of New Harmony. This would provide for wind resources in the project area suitable for personal use, which would be 1.5 kilowatts. These types of height exceptions are conditionally approved within all zones. The maximum height regulation is 35 feet without a conditional use permit.

Gerald Whipple, agent, explained that the new owners want to rely less on generators, and take advantage of the abundance of wind in New Harmony. The tilt up tower needs to be serviced once a year, so it is able to be raised and lowered with a vehicle in about forty (40) minutes. The recommended fall zone is 1.5 times the height. On this particular turbine, the requirement would be ninety (90) feet, and this will actually be ninety-five (95) feet from the nearest structure. The tower is pre-engineered. At five hundred (500) RPM's or less the unit is whisper quiet at full production. Mr. Whipple confirmed that the turbine blades are six (6) feet in length, making the request for seventy (70) feet height extension, instead of the sixty-four (64) feet listed above.

There was a discussion about whether to add to our current Ordinance and use the recently updated Iron County Ordinance as an example. The commissioners present were interested in pursuing a possible update to Washington County Ordinances.

Findings of Fact:

1. No public comment, either pro or con
2. Adequate fall zone
3. Tower anchor system is more than adequate for weight load
4. Property is 30 acres, making it low density
5. Will meet electrical codes/standards by inspection of County personnel
6. Sound will be whisper even at full production
7. Compliance with Iron County Ordinances
8. Contributes to alternative energy

Motion was made by Commissioner Everett to recommend approval on a Conditional Use Permit on an extension to the height limitations for a 70' wind turbine within the A-20 Zone, near New Harmony, subject to review in one (1) year. Commissioner Balen seconded the motion. Four (4) commissioners voted Aye. The motion carried.